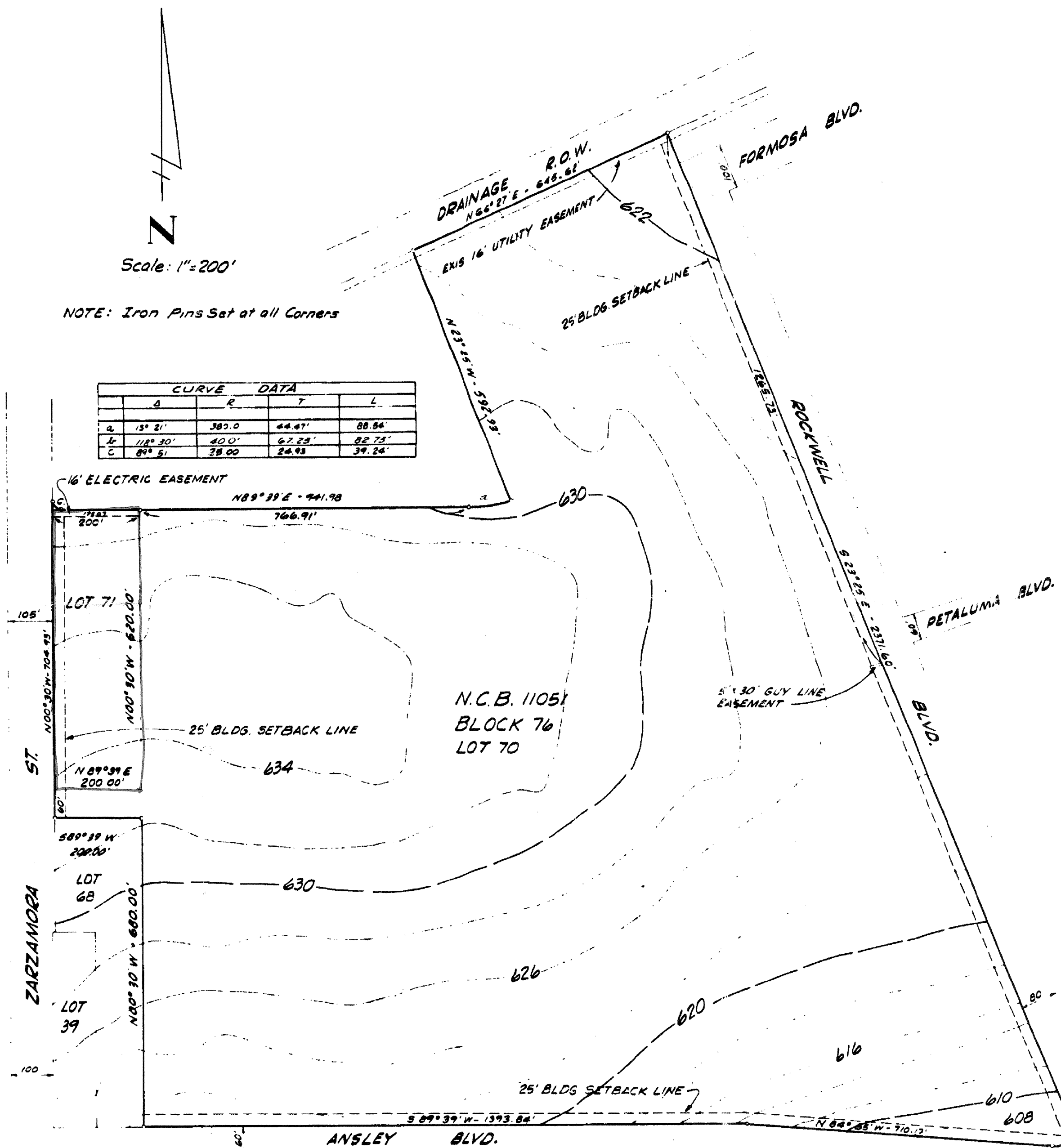


Filed for record
Recorded & Indexed
JAN 26 1971 at 11:14 A.M.
JAN 27 1971 at 2:22 P.M.
JAMES W. KNIGHT
County Clerk, Bexar County, Texas
By Daniel J. Ponder Deputy

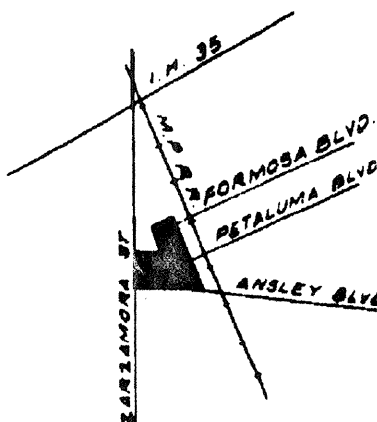


CURVE DATA				
	Δ	R	T	L
A	15° 21'	382.0	44.47'	88.94'
B	112° 30'	400'	67.25'	82.71'
C	84° 51'	28.00	24.93	39.24'

RESUBDIVISION PLAT

Job No. 70-204 Sept. 1970

LOCATION MAP



VRP# 04-02-060

04 FEB - 9 PM 4:38
OFFICE OF THE COUNTY CLERK
BEXAR COUNTY, TEXAS

106775

PAGE 2 OF 2

RESUBDIVISION OF PLAT
TEMPO SUBDIVISION
BEING LOT 70 & 71 BLOCK 76 N.C.B. 11051 FORMERLY
BEING LOT 20 THRU 23, LOT 40 THRU 45, CAHOON BLVD.,
LOT 67, LOT 69, BLOCK 76, N.C.B. 11051

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, ACKNOWLEDGED THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY AND DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

Thurman Barrett Jr. OWNER

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Thurman Barrett, Jr. KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 10th DAY OF September A.D. 1970.

M. C. Randall NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE 22nd DAY OF September 1970.

Orlando B. Jones REGISTERED PROFESSIONAL ENGINEER
BEXAR COUNTY, TEXAS

SWORN TO AND SUBSCRIBED BEFORE ME THIS 11th DAY OF September A.D. 1970.

Isela Roney NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THE MATTERS OF STREETS, LOTS, AND DRAINAGE LAYOUT.

Orlando B. Jones REGISTERED PROFESSIONAL ENGINEER
BEXAR COUNTY, TEXAS

SWORN TO AND SUBSCRIBED BEFORE ME THIS 1st DAY OF September A.D. 1970.

Isela Roney NOTARY PUBLIC
BEXAR COUNTY, TEXAS

THE DIRECTOR OF PUBLIC WORKS OF THE CITY OF SAN ANTONIO HEREBY CERTIFIES THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS AS TO WHICH THIS APPROVAL IS REQUIRED.

DIRECTOR OF PUBLIC WORKS
BY: VPI Newman

THIS PLAT OF Tempo Sub HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 30th DAY OF September A.D. 1970.

BY: M. M. Hagler CHAIRMAN
BY: R. Wilkins SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR

I, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE, ON THE DAY OF

A.D. AT M. AND DULY RECORDED THE DAY OF

A.D. AT M. IN THE RECORDS OF

OF SAID COUNTY, IN BOOK VOLUME ON PAGE

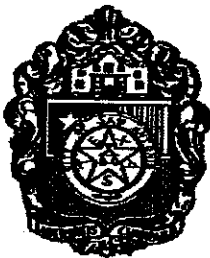
IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS DAY OF

A.D. COUNTY CLERK, BEXAR COUNTY, TEXAS

VOL. 6400

141

JAN 26 1971



City of San Antonio
New
Vested Rights Permit
APPLICATION

CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF DIRECTOR

04 FEB -9 PM 4:37

Permit File: # 04-02-060
Assigned by city staff

Date: 2-9-04

1. All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.
2. Please complete subject of application and attach 2 sets of all applicable documents (i.e. this application, Master Development Plan, P.U.D. plan, plat application, approved plat, building permit) along with appropriate fee.

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

Owner/Agent: Ken Brown Phone: 299-3704 Fax: _____

Address: 112 E. Pecan Santa 1490 Zip code: 78205

Engineer/Surveyor: Vickery & Assoc Phone: _____ Fax: _____

Address: _____ Zip code: _____

1. Name of Project: Tempo Subdivision

2. Site location or address of Project: Near intersection of South
Zarzamora and Awsky Rd

3. Council District 4 ETJ _____ Over Edward's Aquifer Recharge? () yes (X) no

4. What is the specific purpose of this Project and the expected use(s) to be created by this Project (type of development, number of buildings, type of building(s), specific use(s) of those buildings, etc.)? *Please be aware that the city must understand exactly what this Project is expected to accomplish in order to evaluate this application.*

Retail Variety Store

5. What is the date the applicant claims rights vested for this Project? Sept 30, 1970

6. What, if any, construction or related actions have taken place on the property since that date?
none

7. By what means does the applicant claim rights vested for this Project? Please specify all that may be applicable.

• **PERMIT**

Type of Permit: _____ Date of Application: _____

Permit Number: _____ Date issued: _____

Expiration Date: _____ Acreage: _____

• **MASTER DEVELOPMENT PLAN (MDP)** (Formerly POADP)*

accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____

Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: Tempo Subdivision Plat # _____ Acreage: _____ Approval

Date: 9/30/70 Plat recording Date: 3/1/71 Expiration Date: _____ Vol./Pg. 6420/141

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

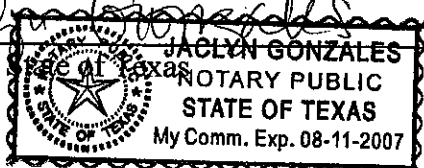
• **Other**

NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents is true and correct and that it is my belief the property owner is entitled to Vested Rights for this Project.

Print name: Kenneth Brown Signature: [Signature] Date: 2-9-04

Sworn to and subscribed before me by Kenneth Brown on this 9th day of February in the year 04, to certify which witness my hand and seal of office.

[Signature]
Notary Public, Jaclyn Gonzales
JACLYN GONZALES
NOTARY PUBLIC
STATE OF TEXAS
My Comm. Exp. 08-11-2007

Permit File # 04-02-060

City of San Antonio use

Permit File: # _____
Assigned by city staff

Date: _____

☒ Approved

☐ Disapproved

Review By: W. H. [Signature]
Planning Department

Date: 2/10/04

Comments: As of January 26, 1971

As shown on recorded subdivision plat
TIEMPO SUBID, Vol. 6400, P. 141
FOR LOT 71 (ONLY)

BROWN, P.C.
112 E. PECAN, STE 1490
SAN ANTONIO, TX 78205

88-2193/1140
15

DATE February 9, 04

PAY
TO THE
ORDER OF

City of San Antonio

\$ 160⁰⁰/₁₀₀

One hundred and sixty dollars & no/100

DOLLARS 



BROADWAY BANK
P.O. Box 17001 • San Antonio, Texas 78217
(210) 283-6500 • (800) 531-7650

FOR

KRP 04-02-060

[Signature]

RP

⑈001002⑈ ⑆114021933⑆

⑈0454877⑈